



July 20, 2006

ACTION AGENDA

COLUMBIA COUNTY PLANNING COMMISSION

The Columbia County Board of Commissioners appoints the Planning Commission. One of its purposes is to conduct public hearings relating to planning and zoning. The information gathered at this public hearing and the recommendations of the Planning Commission are forwarded to the Board of Commissioners. The Board of Commissioners takes the final action on matters presented to them based on information from the public hearing, the recommendation of the Planning Commission and debate among the Board at the Commission meeting. Anyone desiring to speak before the Planning Commission is limited to 10 minutes. If a group wishes to speak, one person must be designated to speak for the group.

Call to Order Vice-Chairwoman Hall
Invocation Tony Atkins
Pledge of Allegiance Brett McGuire
Quorum Vice-Chairwoman Hall
Quorum declared with 80% of members present (Chairman Sprague absent).
Approval of Minutes for July 6, 2006 Vice-Chairwoman Hall
Commissioner Thompson moved to approve the minutes of July 6, 2006. Commissioner Atkins seconded. Motion carried 4 – 0.
Reading of the Agenda Director Browning
Approval of the Agenda Vice-Chairwoman Hall
Commissioner McGuire moved to approve the Agenda as presented. Commissioner Atkins seconded. Motion carried 4 – 0.

Old Business

Preliminary Plat Staff
None

New Business

Final Plat Staff

- 1. Mill Branch II**, Sawmill Trail off of Chamblin Road, Zoned PUD, 70 lots, 39.4 acres, *Commission District 4.*
- 2. Woodlief III**, Wells Drive off of Brandywine Drive, Zoned R-1 RCO, 70 lots, 46.51 acres, *Commission District 3.*
- 3. Francis and Olivia Long**, G.R. Tucker Road at Old Blythe Road, Zoned R-A, 3 lots, 25 acres, *Commission District 4.*

Commissioner Thompson made the motion to approve the final plats for Mill Branch II; Woodlief III; and Francis and Olivia Long subdivisions and to include all departmental comments. Commissioner McGuire seconded. Motion carried 4 – 0.

Preliminary Plat Staff

- 4. Mitchell Park IV**, Mitchell lane off of Riverwood Parkway, Zoned PUD, 23 lots, 5.33 acres, *Commission District 3.*
Commissioner McGuire made the motion to table the preliminary plat for Mitchell Park IV until the August 3, 2006 planning commission meeting. Commissioner Atkins seconded. Motion carried 4 – 0.
- 5. U.N. Court**, International Parkway, Zoned M-1, 11 lots, 20.01 acres, *Commission District 3.*
- 6. The Village at Crawford Creek**, William Smith Parkway off of Hereford Farm Road, Zoned PUD, 64 lots, 21.70 acres, *Commission District 3.*



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7. **Townhomes at Willow Lake (Revision)**, Fury's Ferry Road at Hammond's Ferry, Zoned PUD, 64 units, 10.81 acres, *Commission District 1*.
Commissioner Thompson made the motion to approve the preliminary plats for U.N. Court; The Village at Crawford Creek; and Townhomes at Willow Lake (Revision) and to include all departmental comments. Commissioner Atkins seconded. Motion carried 4 – 0.

Rezoning..... Staff

8. **RZ 06-07-06**, Rezone a portion of Tax Map 084 Parcel 003, 93.65 acres located at 3410 Evans To Locks Road from R-2 RCO to R-1 RCO. *Commission District 1*.
Commissioner Atkins made the motion to approve RZ 06-07-06 and to include departmental comments and conditions and close the public hearing. Commissioner Thompson seconded. Motion carried 4 – 0.
9. **RZ 06-07-07**, Rezone Tax Map 082A Parcel 087, 0.46 acre located at 103 Bellwood Drive from C-1 to C-2. *Commission District 2*.
Commissioner McGuire made the motion to approve RZ 06-07-07 and to include departmental comments and conditions and close the public hearing. Commissioner Atkins seconded. Motion carried 4 - 0.
10. **RZ 06-07-08**, Rezone Tax Map 078C Parcel 208, 0.40 acre located at 123 Old Evans Road from R-3 to C-1. *Commission District 2*.
Commissioner McGuire made the motion to approve RZ 06-07-08 and to include departmental comments and conditions and close the public hearing. Commissioner Atkins seconded. Motion carried 4 – 0.
11. **RZ 06-07-09**, Rezone Tax Map 078 Parcel 115A, 2.28 acres located on Blue Ridge Drive from A-R to C-1. *Commission District 1*.
Commissioner Thompson made the motion to disapprove RZ 06-07-09 and to include departmental comments and conditions and close the public hearing. Commissioner McGuire seconded. Motion carried 3 – 1 (Atkins).
12. **RZ 06-07-10**, Rezone Tax Map 062 Parcels 002A and 001, 247.7 acres located on Chamblin Road from R-2 and R-A to PUD. *Commission District 4*.
Commissioner Thompson made the motion to approve RZ 06-07-10 and to include departmental comments and conditions and close the public hearing. Commissioner Atkins seconded. Motion carried 4 - 0.

Text Amendments..... Staff

13. **Belair Road / Columbia Road Node Overlay**
Commissioner Thompson made the motion to approve the Belair Road/Columbia Road Node Overlay for submission to the board of commissioners for approval. Commissioner McGuire seconded. Motion carried 3 – 1 (Atkins).
14. **Evans-To-Locks / Fury's Ferry Road Node Overlay**
Commissioner Thompson made the motion to approve the Evans-To-Locks/Fury's Ferry Node Overlay for submission to the board of commissioners for approval. Commissioner McGuire seconded. Motion carried 3 – 1 (Atkins).



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Staff Comments **Staff**
Public Comments..... **Vice-Chairwoman Hall**
Adjourn **Vice-Chairwoman Hall**
Meeting Adjourned at 8:32 p.m.

Columbia County Planning Commission	
Commission District and Commissioners	Planning Commissioner
Ron C. Cross, Chairman	Brett McGuire
District 1 [Stephen Brown]	Tom Sprague, Chairman
District 2 [Tommy Mercer]	Dean Thompson
District 3 [Diane Ford]	Deanne Hall, Vice-chairwoman
District 4 [Lee Anderson]	Tony Atkins

Meeting Schedule: July - August 2006

Board/Commission	Date	Time	Location
Planning Commission	July 20, 2006	6:30 PM	Evans Government Center Auditorium
Planning and Engineering Services Committee	July 24, 2006	3:30 PM	Evans Government Center Auditorium
Board of Commissioners	August 1, 2006	6:30 PM	Evans Government Center Auditorium
Planning Commission	August 3, 2006	6:30 PM	Evans Government Center Auditorium
Board of Commissioners	August 15, 2006	6:30 PM	Evans Government Center Auditorium
Planning Commission	August 17, 2006	6:30 PM	Evans Government Center Auditorium
Planning and Engineering Services Committee	August 24, 2006	3:30 PM	Evans Government Center Auditorium

Rezoning and variance items going forward to the Board of Commissioners on this agenda will be heard on **Tuesday, August 1, 2006** at 6:30 PM in the Evans Government Center Auditorium. Anyone desiring to speak at the Board of Commissioners must call (706) 868-3379 before noon on Friday, July 28, 2006 to place their name on the agenda for presentation.